

025.A

0004

0151.2

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
793,300 / 793,300
793,300 / 793,300
793,300 / 793,300

PROPERTY LOCATION

No	Alt No	Direction/Street/City
151		MASS AVE, ARLINGTON

OWNERSHIP	Unit #:	2
Owner 1: ALLOR THOMAS &		
Owner 2: ALLOR MARIELLE		
Owner 3:		

Street 1: 151 MASS AVE UNIT 2	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02474	Type:

PREVIOUS OWNER
Owner 1: CHOPRA DINESH & SURABHI -
Owner 2: -
Street 1: 19243 MILL SITE PLACE
Twn/City: LEESBURG
St/Prov: VA
Postal: 20176

NARRATIVE DESCRIPTION
This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1913, having primarily Vinyl Exterior and 2300 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS
Item Code Description %
Z R2 TWO FAMIL 100
o water
n Sewer
Census: Electri
Flood Haz: Exempt
D Topo 1 Level
s Street
t Gas:

LAND SECTION (First 7 lines only)
Use Description LUC Fact No of Units Depth / Price Units Unit Type Land Type LT Factor Base Value Unit Price Adj Neigh Neigh Influ Neigh Mod Infl 1 % Infl 2 % Infl 3 % Appraised Value Alt Class % Spec Land J Code Fact Use Value Notes

102 Condo 0 Sq. Ft. Site 0 0. 0.00 7834

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	789,400	3,900		793,300		280639
							GIS Ref
							GIS Ref
							Insp Date
							12/07/17

Total Card	0.000	789,400	3,900		793,300	Entered Lot Size
Total Parcel	0.000	789,400	3,900		793,300	Total Land:
Source:	Market Adj Cost		Total Value per SQ unit /Card:	344.91	/Parcel: 344.91	Land Unit Type:

!15376!

USER DEFINED

Prior Id # 1:	16645
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
LAST REV	
Date	Time
12/30/21	20:39:18
danam	
15376	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	789,400	3900	.		793,300		Year end	12/23/2021
2021	102	FV	766,700	3900	.		770,600		Year End Roll	12/10/2020
2020	102	FV	755,300	3900	.		759,200	759,200	Year End Roll	12/18/2019
2019	102	FV	662,000	3900	.		665,900	665,900	Year End Roll	1/3/2019
2018	102	FV	586,400	3900	.		590,300	590,300	Year End Roll	12/20/2017
2017	102	FV	535,400	3900	.		539,300	539,300	Year End Roll	1/3/2017
2016	102	FV	535,400	3900	.		539,300	539,300	Year End	1/4/2016
2015	102	FV	495,400	3900	.		499,300	499,300	Year End Roll	12/11/2014

SALES INFORMATION

TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
CHOPRA DINESH &	65765-421		7/21/2015		602,000	No	No		
DEDIC ANDRADE D	47450-597		5/15/2006		525,000	No	No		

BUILDING PERMITS

ACTIVITY INFORMATION

Date	Result	By	Name
12/7/2017	Measured	DGM	D Mann
3/29/2007	External Ins	BR	B Rossignol

Sign: VERIFICATION OF VISIT NOT DATA _____

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type: 99 - Condo Conv				Full Bath: 2	Rating: Good												
Sty Ht: 2H - 2 & 1/2 Sty				A Bath:	Rating:												
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:												
Foundation: 2 - Conc. Block				A 3QBth:	Rating:												
Frame: 1 - Wood				1/2 Bath: 1	Rating: Good												
Prime Wall: 4 - Vinyl				A HBth:	Rating:												
Sec Wall: 6 - Stucco	25%			OthrFix:	Rating:												
Roof Struct: 3 - Gambrel				OTHER FEATURES				RESIDENTIAL GRID									
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good			1st Res Grid	Desc: Line 1	# Units: 1							
Color: WHITE				A Kits:	Rating:			Level	FY LR DR D K FR RR BR FB HB L O								
View / Desir:				Fpl: 1	Rating: Good			Other									
GENERAL INFORMATION				WSFlue:	Rating:			Upper									
Grade: C - Average				CONDO INFORMATION				Lvl 2									
Year Blt: 1913	Eff Yr Blt:			Location:				Lvl 1									
Alt LUC:	Alt %:			Total Units:				Lower									
Jurisdct: G8	Fact: .			Floor: M - Multi-Level				Totals	RMS: 7	BRs: 3	Baths: 2	HB: 1					
Const Mod:				% Own: 55.000000000													
Lump Sum Adj:				Name:													
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN					
Avg Ht/FL: STD				Phys Cond: GD - Good	18. %			Exterior:		No Unit	RMS	BRS	FL				
Prim Int Wal: 2 - Plaster				Functional:		%		Interior:		1	7	3					
Sec Int Wall:	%			Economic:		%		Additions:									
Partition: T - Typical				Special:		%		Kitchen:									
Prim Floors: 3 - Hardwood				Override:		%		Baths:									
Sec Floors:	%			Total:	18.6 %			Plumbing:									
Bsmnt Flr: 12 - Concrete				CALC SUMMARY				Electric:									
Subfloor:				Basic \$ / SQ: 305.00				Heating:									
Bsmnt Gar:				Size Adj.: 1.10652173				General:									
Electric: 3 - Typical				Const Adj.: 0.99960202													
Insulation: 2 - Typical				Adj \$ / SQ: 337.355													
Int vs Ext: S				Other Features: 105750													
Heat Fuel: 2 - Gas				Grade Factor: 1.00													
Heat Type: 5 - Steam				NBHD Inf: 1.10000002													
# Heat Sys: 1				NBHD Mod:													
% Heated: 100	% AC:			LUC Factor: 1.00													
Solar HW: NO	Central Vac: NO			Adj Total: 969833													
% Com Wal	% Sprinkled			Depreciation: 180389													
				Depreciated Total: 789444													
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:					
SPEC FEATURES/YARD ITEMS																	
PARCEL ID 025.A-0004-0151.2																	
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
3	Garage	D	Y	1	20X10	A	GD	1930	27.50	T	30	102			3,900		3,900
More: N				Total Yard Items: 3,900				Total Special Features:				Total: 3,900					
SKETCH																	
UnSketched SubAreas: GLA: 2300,																	
IMAGE																	
AssessPro Patriot Properties, Inc																	
																	